

TOWNSHIP BOARD OF TRUSTEES AGENDA











DATE: WEDNESDAY, APRIL 26, 2006

TIME: 7:00 P.M.


LOCATION: MACOMB TOWNSHIP MEETING CHAMBERS
54111 BROUGHTON ROAD, MACOMB, MI 48042










Call Meeting to Order












Pledge of Allegiance





1. Roll Call
2. Approval of Agenda Items (with any corrections)
3.  Approval of the Bills
4.  Approval of the previous Meeting Minutes from April 12, 2006
5.  **Consent Agenda Items:**
 - A. Clerk's Department:
 1.  **Request for Wall Sign Bond Return;** Victory Nissan; Permanent Parcel No. 08-36-377-011.
 2.  **Request for Wall Sign Bond Return;** Oliver's Pizza, Stratford Plaza, Permanent Parcel No. 08-23-100-029.
 - B. Department Monthly Reports:
 1.  Building Department
 2.  Fire Department
 3.  Macomb County Sheriffs Department
 4.  Parks and Recreation Department
 5.  Water/Sewer Department
6. **Public Comments** - (3 minute time limit)

PLANNING

7.  **Rezoning Request; Agricultural (AG) to One-Family Urban Residential (R-1);** Located on the south side of 26 Mile Road, ½ mile east of Romeo Plank; Macomb Township, Petitioner. Permanent Parcel No. 08-05-100-013.

8.  **Rezoning Request; Agricultural (AG) to One-Family Urban Residential (R-1);** Located on the east side of Romeo Plank Road, 305 feet south of 26 Mile Road; Macomb Township, Petitioner. Permanent Parcel No. 08-05-100-022.
9.  **Rezoning Request; Agricultural (AG) to One-Family Urban Residential (R-1);** Located on the south side of 26 Mile Road, ½ mile east of Romeo Plank; Macomb Township, Petitioner. Permanent Parcel No. 08-05-200-001.
10.  **Rezoning Request; Agricultural (AG) to One-Family Urban Residential (R-1);** Located on the east side of Romeo Plank Road, ¼ mile north of 25 Mile Road; Macomb Township, Petitioner. Permanent Parcel No. 08-05-301-003.
11.  **Rezoning Request; Agricultural (AG) to One-Family Urban Residential (R-1);** Located on the east side of Romeo Plank Road, ¼ mile north of 25 Mile Road; Macomb Township, Petitioner. Permanent Parcel No. 08-05-302-001.
12.  **Rezoning Request; Agricultural (AG) to One-Family Urban Residential (R-1);** Located on the east side of Romeo Plank Road, ¼ mile north of 25 Mile Road; Macomb Township, Petitioner. Permanent Parcel No. 08-05-302-004.
13.  **Rezoning Request; Agricultural (AG) to One-Family Urban Residential (R-1);** Located on the east side of Romeo Plank Road, ¼ mile north of 25 Mile Road; Macomb Township, Petitioner. Permanent Parcel No. 08-05-302-005.
14.  **Rezoning Request; Shopping Center Commercial (C-3) to General Commercial (C-2);** located on the southeast corner of North Avenue and 23 Mile Road; CVS Pharmacy, Velmeir Companies, Petitioner; Permanent Parcel Number 08-24-101-001.
15.  **Rezoning Request; Shopping Center Commercial (C-3) to General Commercial (C-2);** located on the south east corner of North Avenue and 23 Mile Road; CVS Pharmacy, Velmeir Companies, Petitioner; Permanent Parcel Number 08-24-101-002.
16.  **Rezoning Request; Shopping Center Commercial (C-3) to General Commercial (C-2);** located on the south east corner of North Avenue and 23 Mile Road; CVS Pharmacy, Velmeir Companies, Petitioner; Permanent Parcel Number 08-24-101-003.


17.  **Request for Temporary Certificate of Occupancy;** Unit 21, Regency Commerce Center (Edibar Systems, Inc.); located on the east side of Regency Drive, ¼ mile north of 23 Mile Road; M&B Construction, Petitioner; Permanent Parcel No. 08-17-344-021.
18.  **Request for Temporary Certificate of Occupancy;** Jacob Chiropractic; located in the Romeo Plank Crossing at 50954 Romeo Plank Road, Morelli Investments, LLC, Petitioner; Permanent Parcel No. 08-20-200-046.
19.  **Request for Temporary Certificate of Occupancy;** Tiffany's Tips and Toes; located in the Stratford Plaza at 21976 23 Mile Road; Icon Building II, Co. Inc., Petitioner; Permanent Parcel No. 08-23-100-029.
20.  **Request for Two Model Permits;** Clearstone Subdivision, Lot 3 and Lot 4; located on the southwest corner of 26 Mile Road and Luchtman Road; Frank Karam, Petitioner; Permanent Parcel No. 08-05-200-011.
21.  **Request for Model Permits;** Legacy Farms Subdivision No. 1, Lots 39, 42, 43 and 44; located west of Fairchild Road and north of 22 Mile Road; Chris Cousino, Petitioner; Permanent Parcel No. 08-24-426-010.
22.  **Approval of Temporary Use;** Detroit Edison Temporary Generator; located at Fire Station #2 on the south side of 21 Mile Road west of Romeo Plank Road; DTE Energy, Petitioner; Permanent Parcel No. 08-32-201-011.
23.  **Revised Preliminary TND Plan; Macomb Town Center;** Located between 24 and 25 Mile Roads, approximately ¼ mile west of Broughton Road; Lombardo Companies, Petitioner; Permanent Parcel No. 08-09-400-015.
24.  **Final TND Plan; Macomb Town Center;** Located between 24 and 25 Mile Roads, approximately ¼ mile west of Broughton Road; Lombardo Companies, Petitioner; Permanent Parcel No. 08-09-400-015.
25.  **Preliminary TND Plan; Macomb Town Center South;** Located on the northeast corner of 24 Mile Road and future Luchtman Road, encompassing the entire SW ¼ of Section 9; Polson Land Development, Petitioner; Permanent Parcel Nos. 08-09-300-015 and 08-09-300-016.
26.  **Final TND Plan; Macomb Township Parks & Recreation Center, Phase #2;** Located on the northwest corner of Broughton Road and Macomb Street; Macomb Township, Petitioner; Permanent Parcel No. 08-09-200-016.
27.  **Preliminary Plan;** Lakeside Industrial Site Condominiums; Located ¼ mile south of 22 Mile Road on the east side of Hayes Road; Boulder Construction, Petitioner; Permanent Parcel No. 08-19-300-013.

- 28.  **Preliminary Plan;** Strawberry Fields Site Condominiums; Located on the north side of 22 Mile Road, $\frac{3}{4}$ of a mile east of Hayes Road; Excel Properties, Petitioner; Permanent Parcel No. 08-19-400-001.
- 29.  **Final Preliminary Plat;** Pinnacle Farms Subdivision, 66 lots; located $\frac{1}{2}$ mile south of 23 Mile Road on the east side of Fairchild Road; Landtec of Macomb, Petitioner; Permanent Parcel No. 08-24-276-003.
- 30.  **Final Preliminary Plat;** Stoneridge Subdivision, 106 lots; located on the east side of Fairchild Road $\frac{1}{4}$ mile north of 21 Mile Road; Stoneridge Development, Petitioner; Section 25, Permanent Parcel Number 08-25-427-009.
- 31.  **Request for Extension of Final Preliminary Plat & Landscape Plans;** Harmony Acres Subdivision; Located on the south side of 24 Mile Road, approximately $\frac{3}{4}$ mile east of Romeo Plank Road; Joe VanHaverbeck, Petitioner; Permanent Parcel No. 08-16-200-014.



NEW BUSINESS


- 32. **Request for payback agreement for sewer installation on Card Road;** Little Turtle Preschool; Chippewa Valley Schools.
- 33. **Authorize Planning Commission to conduct hearings** to revise the Zoning Ordinance regarding use variances.

OLD BUSINESS

- 34.  **Request to Adopt Amended IFT Resolution;** Majestic Industries, Inc.; located in the Hayes/23 Industrial Subdivision, east of Hayes Road, north of 23 Mile Road; Majestic Industries, Inc., Petitioner; Permanent Parcel No. 08-18-300-029.

WATER AND SEWER DEPARTMENT

- 35.  **Request to Authorize Change Order #1;** 23 Mile Road Water Main (23 Mile Road Water and Sewer Replacement); MA02-007 & MA02-022; Pamar Enterprises, Inc.
- 36.  **Request to Authorize Pay Certificate #3;** 23 Mile Road Water Main (23 Mile Road Water and Sewer Replacement); MA02-007 & MA02-022; Pamar Enterprises, Inc.

37.  **Request to Authorize Contract for Construction Material Testing and Inspection Services;** 23 Mile Road Water Main (23 Mile Road Water and Sewer Replacement); MA02-007 & MA02-022.

38.  **Purchase Requisitions:**

A. SLC Meter Service

BOARD COMMENTS

39. Supervisor Comments:

A. 2006 Road Dust Control Contract

40. Clerk Comments:

41. Treasurer Comments:

42. Trustees Comments:

ADJOURNMENT

Michael D. Koehs, CMC
Macomb Township Clerk